



**CITY OF KINGSTON PLANNING BOARD
MEETING AGENDA
February 8, 2016
Common Council Chambers – 6:00 PM**

BOARD MEMBERS: Wayne D. Platte, Jr., Chairman; John Dwyer Jr, Vice-Chairman, Robert Jacobsen, MaryJo Wiltshire, and Charles Polacco.

ALTERNATES: Jonathan Korn, Jamie Mills and William Tubby.

OTHERS: Suzanne Cahill, Planning Director, Kyla Haber, Assistant Planner, Ald. Lynn Eckert, Common Council Liaison.

GENERAL NOTES:

1. Pledge of Allegiance
2. Introduction of all Board Members and Staff Present
3. Identify exits, bathrooms, no elevator in case of emergency
4. Silence cell phones, conversations should be taken out of room
5. Respect speakers

REGULAR BUSINESS:

Item #1: Open Public Speaking (6:00P.M. – 6:15 P.M.)

Item #2: Adoption of the January 11, 2016 Planning Board minutes.

PUBLIC HEARINGS:

Item #3: #90 & 92-94 Prince Street LOT LINE DELETION of the Lands of Game Development LLC. SBL 56.26-9-2.1 & 37. SEQR Determination. Zone C-3. Ward 5. Game Development LLC; applicant/owner.

Item #4: #131 Fair Street SPECIAL PERMIT renewal to operate a 5 room Bed & Breakfast in an existing structure. SBL 56.107-3-4. SEQR Determination. Zone R-2/Fair Street Historic District. Ward 5. Alicja Kowalska; applicant/owner.

Item #5: #88 Abeel Street (90 Abeel Street) SPECIAL PERMIT renewal to operate a Bed & Breakfast. SBL 56.43-5-4. SEQR Determination. Zone RT, Rondout Historic District, HAC. Ward 8. Maria and Hendrik Dijk; applicant/owner.

Item #6: #672 Broadway SITE PLAN/SPECIAL PERMIT to establish ground floor commercial space, construct a 1 story addition to the rear of the building, and to establish 6 apartments on the 2nd and 3rd floors. SBL 56.25-1-18. SEQR Determination. Zone C-2, MUOD, HAC. Ward 4. John Stavros/applicant; Ramona 009 Productions, Inc./owner.

Item #7: #104 Smith Avenue SPECIAL PERMIT renewal to establish a 72 unit senior housing project with commercial space. SBL 48.82-1-7. Ward 5. Zone M-2, Mixed-Use Overlay Zone. SEQR Determination. Never More Now Corp., Owner; Birchez Associates, LLC applicant.

AMENDMENT:

Item #8: #85 & 87 Abeel Street & 70 W Union Street REQUEST for amendment to approved plan to include a parking waiver. SBL 56.43-2-20 & 21 & 56.43-2-10. SEQR Determination. Zone RT, HAC, Rondout Historic District. Ward 8. Tamara Ehlin/applicant; Merle Borenstein/owner.